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*Douglas County assumes no liability for damages incurred directly or indirectly as a result of errors, omissions or discrepancies.*

*For the most up-to-date information contact, the Douglas County Commissioners, 402-444-6072.*



# Preliminary Agenda

**BOARD OF COUNTY COMMISSIONERS  
DOUGLAS COUNTY, NEBRASKA**

**TUESDAY, August 2, 2022  
LEGISLATIVE CHAMBER, OMAHA-DOUGLAS CIVIC CENTER  
1819 FARNAM, OMAHA, NE**

**9:00 a.m.**

As provided by *Neb. Rev. Stat. §84-1411(6)* a public body may allow a member of the public or any witness to appear before the public body by means of virtual conferencing.

Pursuant to §84-1411(6), this meeting is also available via Zoom.

<https://zoom.us/j/94512986711?pwd=YU1NUhJwN1ZnZ2RldDhlSDZGZVcyZz09>

Meeting ID: 945 1298 6711

Password: 187214

or

Dial +1 312 626 6799

Meeting ID: 945 1298 6711

Password: 187214

***A copy of the Open Meetings Act is located on the north wall of the Legislative Chambers, and on the County Board's website at***

[https://commissioners.douglascounty-ne.gov/images/Open Meetings Act effective date July 21 2022.pdf](https://commissioners.douglascounty-ne.gov/images/Open%20Meetings%20Act%20effective%20date%20July%2021%202022.pdf)

***--Please silence all electronic devices--***

**Pledge of Allegiance**

**NOTE TO CITIZENS:**

***--Any agenda item may be moved at any time at the discretion of the  
Chair of the Board of County Commissioners--***

***--An Automatic External Defibrillator is available on the back wall of the Legislative Chambers--***

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**RULES OF DEBATE**

- A.** On items requiring discussion/action, the process for debate is as follows:
1. The introducer of the item may speak up to five minutes when he or she first presents the item to the Board of Commissioners.
  2. The Board will hear from proponents and then opponents (citizens are encouraged not to repeat previous comment/testimony). No additional comment/testimony will be permitted unless a Board member requests additional information.
  3. The introduced item shall be motioned and seconded to proceed to debate.
  4. Each Commissioner shall be allowed to speak on introduced item up to two times for no more than five minutes.
  5. The introducer of the item shall be permitted five minutes to close debate.
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**AGENDA**  
**FOR**  
**DOUGLAS COUNTY BOARD OF EQUALIZATION**  
**(9:00 a.m.)**

**--Note to Citizens: Any agenda item may be moved at any time at the discretion of the  
Chair of the Board of County Commissioners--**

Roll Call

- A. Approval of the minutes of the Board of Equalization meeting held Tuesday, July 26, 2022. [\(See Attached\)](#)
- B. Call for a meeting and set **Tuesday, August 9, 2022**, as date for hearing on Certified Assessment Corrections reflecting the addition of omitted property to the tax rolls or increased value on property.
- C. **CITIZENS COMMENTS:** *This is an opportunity for members of the audience to be heard at this time for a maximum of **5 minutes** on any topic not on the agenda as it relates to the governance of Douglas County. However, under the Open Meetings Act, agenda items should give reasonable notice of the matters to be considered by the Board so that the public will know which matters are under consideration. As a result, Commissioners will not engage in discussions, conversations, debates or take action on any item presented during Citizen Comments. If a citizen wishes to engage a Commissioner or the Board in a discussion, conversation, debate or have the Board take action, that citizen will follow up with County Administration or the Commissioner of their District and seek to have the item placed on a future agenda for discussion and/or action as appropriate. During Citizen Comments, the Chair will keep order and a citizen may be called "out of order" for disruptive conduct or behavior.*

**RESOLUTIONS:**

- D. Denial of 2022 Permissive Exemption Applications. The website for Douglas County, [www.douglascounty-ne.gov](http://www.douglascounty-ne.gov), in its section for Douglas County Agendas, has a link to the supporting information for this agenda item. (Assessor/Register of Deeds) [\(See Attached\)](#)
- E. Certified Assessment Correction reflecting a correction in the values and approval. (Assessor/Register of Deeds) [\(See Attached\)](#)

<b>CAC#</b>	<b>Owner Name</b>	<b>Explanation</b>
22128	John Davis	Wrecked detached garage needed taken off record
22129	Brian Williard	Not the owner of mobile home
22130	Jose Rodriguez	Not the owner of mobile home
22131	Teresa Vasquez	Not the owner of mobile home
22132	Manuel De La Vega	Not the owner of mobile home
22133	Bethel Baptist Church	Parcel approved for partial exemption in 2022

**F. Certified Assessment Correction reflecting omitted or undervalued property and approval of corrections to the tax rolls: (Assessor/Register of Deeds) [\(See Attached\)](#)**

<b>CAC#</b>	<b>Owner Name</b>	<b>Explanation</b>
22099	Craig Tuttle Construction Inc	Parcel sold by exempt entity, needs value for 2022
22100	Craig Tuttle Construction Inc	Parcel sold by exempt entity, needs value for 2022
22101	Craig Tuttle Construction Inc	Parcel sold by exempt entity, needs value for 2022
22102	Bethpage Mission Inc	Withdrew exemption app
22103	Rebecca Buresh	Parcel sold by exempt entity, needs value for 2022
22104	Daniel Firestone	Parcel sold by exempt entity, needs value for 2022
22105	2323 Howard LLC	Parcel sold by exempt entity, needs value for 2022
22106	2323 Howard LLC	Parcel sold by exempt entity, needs value for 2022
22107	Southside Redevelopment Corp	Parcel approved for partial exemption in 2022
22108	Catholic Archbishop	Parcel not being used for exempt purposes in 2022
22109	Catholic Archbishop	Parcel not being used for exempt purposes in 2022
22110	Catholic Archbishop	Parcel not being used for exempt purposes in 2022
22111	Wallquist Holdings LLC	Parcel sold by exempt entity, needs value for 2022
22112	Shelly McCormick-Williams	Parcel sold by exempt entity, needs value for 2022
22113	Joseph Long	Parcel sold by exempt entity, needs value for 2022
22114	108 Center Street LLC	Parcel sold by exempt entity, needs value for 2022
22115	Booker Scott	Parcel sold by exempt entity, needs value for 2022
22116	Southside Redevelopment Corp	Parcel sold by exempt entity, needs value for 2022
22117	Habitat for Humanity of Omaha	Parcel sold by exempt entity, needs value for 2022
22118	Habitat for Humanity of Omaha	Parcel sold by exempt entity, needs value for 2022
22119	Gilbatrar LLC	Parcel sold by exempt entity, needs value for 2022
22120	Victor Ortiz	Parcel sold by exempt entity, needs value for 2022
22121	Gander	Parcel sold by exempt entity, needs value for 2022
22122	Westbury Farm LLC	Parcel sold by exempt entity, needs value for 2022
22123	Catholic Archbishop	Parcel not being used for exempt purposes in 2022
22124	Maria Martinez	Owner of mobile home
22125	Heraclio Martinez Flores	Owner of mobile home
22126	Mariano Vargas	Owner of mobile home
22127	Flor Cruz	Owner of mobile home

**G. Set the 2022 real property valuation for real property protests that 1) were reviewed by the Douglas County Board of Equalization and its referees, and 2) have pending reports of destroyed real property, scheduled for consideration/action on or before August 10, 2022. (Daniel A. Esch, Douglas County Clerk) [\(See Attached\)](#)**

**H. Approving applications for tax Exemptions Form 457 on motor vehicles recommended for approval by the County Treasurer. [\(See Attached\)](#)**

**EXECUTIVE SESSION:**

We reserve the right to enter an executive session in order to protect the public interest with respect to discussion regarding labor negotiations, litigation and personnel.

ADJOURN

**AGENDA**  
**FOR**  
**DOUGLAS COUNTY BOARD OF COMMISSIONERS**  
*(Immediately following the conclusion of the Board of Equalization meeting)*

**--Note to Citizens: Any agenda item may be moved at any time at the discretion of the  
Chair of the Board of County Commissioners--**

Roll Call

**I. MINUTES AND CLAIMS:**

- A. Approval of minutes of the Board of Commissioners' meeting held Tuesday, July 26, 2022. ([See Attached](#))
- B. Approval of claims submitted for payment processed through Tuesday, August 2, 2022. Complete listing is on file in the office of the County Clerk/Comptroller and available on the Douglas County Clerk/Comptroller's web page at:
  - C. <http://www.douglascountyclerk.org/supplierchecks>

**II. CONSENT AGENDA:** *Any individual item may be removed by a Commissioner for special discussion and consideration. Unless there is an exception, these items will be approved as one with a single vote of the Board of Commissioners.*

- A. Approval of agreement for grant-funded Stability Services for use by the HOME Program as an alternative to detention: MAYS Foundation for a Day Reporting and Evening Reporting Program including in-home supports. (\$50,000 – Grant Funds) (Kim B. Hawekotte, Administration) ([See Attached](#))
- B. Resolution for Surplus Property. (Eric J. Carlson, Purchasing Agent) ([See Attached](#))
- C. Tom Doyle, Douglas County Engineer – requests approval of the following:
  - 1. Right of Way Acquisition, Warranty Deed (\$11,720.00) Tract 1 for County Project C-28(582) 96<sup>th</sup> Street Improvements, Irvington Road to Reynolds Street. (Budgeted) ([See Attached](#))
  - 2. Right of Way Acquisition, Warranty Deed (\$23,430.00) Tract 1 for County Project C-28(582) 96<sup>th</sup> Street Improvements, Irvington Road to Reynolds Street. (Budgeted) ([See Attached](#))
  - 3. Award of Contract to JMN Construction, LLC for County Project No. C-28(425) 264<sup>th</sup> Street Bridge Replacement. (\$382,434.54 – Budgeted) ([See Attached](#))
  - 4. Interlocal Cooperation Agreement with Sanitary & Improvement District No's 563 and 567 of Douglas County for improvements to the 168<sup>th</sup> and Ida Street Intersection, Douglas County Project No. C-28(512). (\$1,100,956.29 – Budgeted) ([See Attached](#))
- D. Resolution approving an amendment to the collective bargaining agreement between Douglas County and the International Union of Operating Engineers (IUOE), Local #571, representing covered employees within the Douglas County 911 Communications Department that expires on December 31, 2022 (now providing for an extension of contract terms period January 1, 2019 through December 31, 2023). (Budgeted) (Marcos San Martin, County Administration) ([See Attached](#))

- E. Resolution to approve “Demand for Refunds.” (\$56,094.25 – Budgeted)  
(Property Tax Division – Treasurer) ([See Attached](#))

**III. RECOGNITION/PROCLAMATIONS:**

- A. A resolution recognizing **Mike Phillips** for his service at the Douglas County Community Mental Health Center. (Douglas County Board of Commissioners)  
([See Attached](#))

**IV. CITIZENS COMMENTS:** *This is an opportunity for members of the audience to be heard at this time for a maximum of **5 minutes** on any topic not on the agenda as it relates to the governance of Douglas County. However, under the Open Meetings Act, agenda items should give reasonable notice of the matters to be considered by the Board so that the public will know which matters are under consideration. As a result, Commissioners will not engage in discussions, conversations, debates or take action on any item presented during Citizen Comments. If a citizen wishes to engage a Commissioner or the Board in a discussion, conversation, debate or have the Board take action, that citizen will follow up with County Administration or the Commissioner of their District and seek to have the item placed on a future agenda for discussion and/or action as appropriate. During Citizen Comments, the Chair will keep order and a citizen may be called “out of order” for disruptive conduct or behavior.*

**V. PRESENTATION:**

- A. 988 Suicide Crisis Lifeline presented by Kyle Kinney, Program Manager, Nebraska Family Helpline. (Chair, Commissioner Mary Ann Borgeson) ([See Attached](#))

**VI. PUBLIC HEARINGS:**

- A. Resolution to approve a special use permit to operate a major home occupation on approximately one acre of residential property, specifically firearm sales and transfers, parcel #0729880702, address 10220 N. 187<sup>th</sup> Ave, Bennington, 68007.  
(Continued from Tuesday, June 7, 2022, Tuesday, July 12, 2022, and Tuesday, July 26, 2022, meetings.) (Action can be taken today.) ([See Attached](#))
- B. Public Hearing for Class # C-125066 License (Beer, Wine, Distilled Spirits, On and Off Sale) for Countryside Venue LLC dba Countryside Venue, 30030 W Reichmuth Rd, Valley, NE, 68064, and Manager Application for Sarah E Norman Rowe, 2104 Pleasantview Lane, Bellevue, NE 68005. (Action can be taken today.) ([See Attached](#))
- C. Public Hearing for Class # D-125090 License (Beer, Wine, Distilled Spirits, Off Sale Only) for Casey’s Retail Company dba Caseys 4027, 3110 S 204<sup>th</sup> St, Omaha, NE 68002, and Manager Application for KRYSTAL M CARTER, 1616 NW 54TH CT, Lincoln, NE 68528. (Action can be taken today.) ([See Attached](#))

## **VII. COMMITTEE DISCUSSION/ACTION:**

### **A. FINANCE:**

*Commissioners PJ Morgan and Mike Friend, Co-chairs*

1. Budget Report. (Budget and Finance Director) ([See Attached](#))
2. ARPA Funding: Approval of Resolution authorizing an award of \$75,000 to Interdenominational Ministerial Alliance of Metropolitan Omaha for restoration of Rev. Dr. Martin Luther King Jr. Memorial Monument at 24<sup>th</sup> and Lake Streets. (Budgeted) (Joe Lorenz, Director of Finance and Budget) ([See Attached](#))
3. Monthly Fee Report from the Douglas County Clerk/Comptroller (June, 2022). (Daniel A. Esch, Douglas County Clerk/Comptroller) ([See Attached](#))
4. Discussion/Action to utilize Carlson West Povondra Architects for Phase 2 of the mental health space study. (Commissioner Mary Ann Borgeson) ([See Attached](#))

### **B. ADMINISTRATIVE SERVICES:**

*Commissioner Roger Garcia, Chair*

### **C. CHILD AND YOUTH SERVICES:**

*Commissioner Chris Rodgers, Chair*

### **D. COMMUNITY SERVICES:**

*Commissioner Maureen Boyle, Chair*

1. Resolution to authorize the submission of a grant application to the Nebraska Recreational Trails program in the amount of \$250,000 for the purpose of funding the design and construction of phase 1 of the West Maple Road trail segment. (Dave Forrest, Environmental Services) ([See Attached](#))

### **E. CRIMINAL JUSTICE:**

*Commissioner Mike Friend, Chair*

### **F. HEALTH AND HUMAN SERVICES:**

*Commissioner James Cavanaugh, Chair*

### **G. HUMAN RESOURCES:**

*Commissioner Mary Ann Borgeson, Chair*

1. Weekly Personnel Report from Civil Service. ([See Attached](#))
2. Legislative issues. ([See Attached](#))  
*Note: The Douglas County Board of Commissioners reserves the right to discuss and/or take action on any legislation, resolution or study, pending consideration by the state legislature. Such information may be viewed at the following address (this data is maintained by the Unicameral Information Office):*  
<http://nebraskalegislature.gov>
  - a. Other legislation

## **EXECUTIVE SESSION:**

We reserve the right to enter an executive session in order to protect the public interest with respect to discussion regarding labor negotiations, litigation, personnel and real estate.

## **ADJOURN**

*This agenda, which shall be kept continually current, shall be available for public inspection in the Office of the County Commissioners, Omaha-Douglas Civic Center, 1819 Farnam, LC 2, Omaha, NE during normal business hours. Also, available for public inspection will be any corresponding documentation that is provided to the Commissioners' Office prior to the weekly County Board meeting.*

*Members of the public requiring special accommodation(s), such as translators or hearing interpreters, shall if possible, notify the office of the Board by noon the Friday before the scheduled Board Meeting so that appropriate arrangements can be made. Contact 402-444-7025 if arrangements need to be made.*

### **AUGUST, 2022**

<u>Sun.</u>	<u>Mon.</u>	<u>Tue.</u>	<u>Wed.</u>	<u>Thurs.</u>	<u>Fri.</u>	<u>Sat.</u>
	1	2	3	4	5	6
7	8	9	10	11	12	13
14	15	16 No Board Meeting	17	18	19	20
21	22	23	24	25	26	27
28	29	30	31			

### **SEPTEMBER, 2022**

<u>Sun.</u>	<u>Mon.</u>	<u>Tue.</u>	<u>Wed.</u>	<u>Thurs.</u>	<u>Fri.</u>	<u>Sat.</u>
				1	2	3
4	5	6 No Board Meeting	7	8	9	10
11	12	13	14	15	16	17
18	19	20	21	22	23	24
25	26	27	28	29	30	